



## Edmonton Alberta

\$759,000

Bright, modern 4-bedroom, 3.5-bath two-story in Parkallen offering 1,582 sq ft of smartly planned living on a sunlit corner lot directly across from Island Park in a nice quiet cul-de-sac. Dramatic 10' ceilings on the main level and 9' upstairs create an open, airy feel. Chef's kitchen features quartz countertops and top-of-the-line induction stove, oven and dishwasher. Elegant primary suite with a beautiful ensuite, plus convenient upstairs laundry. Oversized single garage plus separate parking pad and low-maintenance landscaping. Fantastic location 5 minutes to everywhere including coffee, ice cream, parks the university, schools, community league, and transit. Time to move right in!! (id:6769)

Family room 4.73 m X 4.15 m

Bedroom 4 3.6 m X 3.42 m

Living room 4.99 m X 2.89 m

Dining room 3.48 m X 2.67 m

Kitchen 5.35 m X 3.33 m

Primary Bedroom 4.95 m X 2.9 m

Bedroom 2 3.87 m X 2.75 m

Bedroom 3 3.87 m X 2.76 m

Laundry room 1.85 m X 1.8 m

Listing Presented By:



Originally Listed by:  
MaxWell Progressive

<http://www.billbowers.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.